

FACT SHEET

Equal Housing
Opportunity

Emergency Repair Program

(Effective July 1, 2004)

PURPOSE: To provide one time emergency repair assistance loan to low-income property owners up to a maximum of \$10,000. Households having one owner-occupant over 60 may be eligible for a grant.

ELIGIBILITY

1. Limited to owner-occupied households.
2. Household income cannot exceed 80% of median family income as amended from time to time. See below:

Income Eligibility by Household Size (Fully-Documented Only – No Stated Income Accepted)

| Household Size (Number of Persons to Reside in Home) | Maximum Allowable Gross Monthly Income (Per Household) | Maximum Allowable Gross Annual Income (Per Household) |
|---|---|--|
| 1 | \$2,570.84 | \$30,850 |
| 2 | \$2,937.50 | \$35,250 |
| 3 | \$3,304.17 | \$39,650 |
| 4 | \$3,675.00 | \$44,100 |
| 5 | \$3,966.67 | \$47,600 |
| 6 | \$4,262.50 | \$51,150 |
| 7 | \$4,554.17 | \$54,650 |
| 8 and over | \$4,850.00 | \$58,200 |

(Revised January 2004)

GENERAL TERMS

1. \$10,000 maximum assistance per household.
2. Zero percent interest.
3. After seven years, the loan will be forgiven, providing the property has not been transferred to another owner.
4. Emergency repair loans are not assumable.

5. Assistance provided under this program may affect applicant's future assistance when applying for the City's owner-occupied housing repair programs, such as when the program includes a grant provision similar to this program.
6. This assistance is in the form of a loan when no owner is over the age of 60 years; otherwise, it is a forgivable loan.
7. Required legal documents:
 - a) Deed of Trust
 - b) Promissory Note
 - c) Contract (between homeowner and contractor)

TYPE OF REPAIRS

1. Repairs are limited to corrections of code violations listed in official documents issued by the City, the Fire Marshal or the Health Officer stating that it presents an immediate danger to life, limb, property or safety of the public or the occupants.

or

2. Interior and exterior repairs (including, but not limited to roof, water heater, plumbing, electrical, sewer, outside repairs, etc.)

CONTACT: **Housing & Redevelopment Department**
 David R. Pyle
 22 E. Weber Avenue, Room 350
 Stockton, CA 95202
 (209) 937-8465 – e-mail: David.Pyle@ci.stockton.ca.us

(Revised 6/30/04), Subject to change

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